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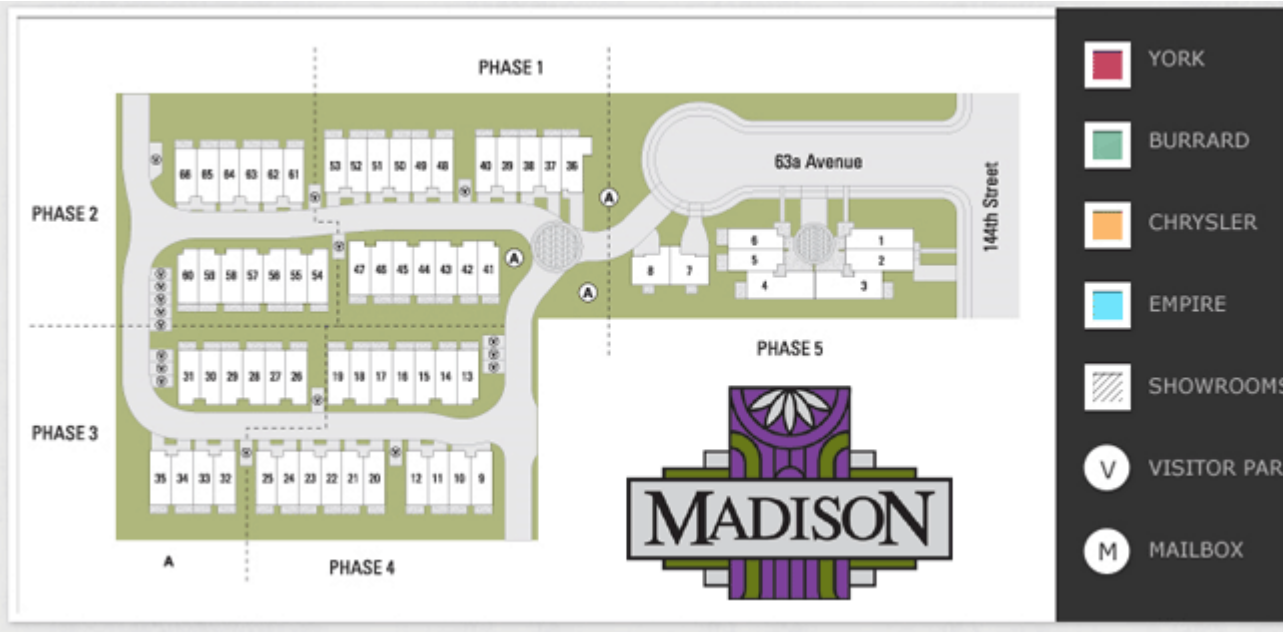
Lakewood Homes launches the Madison Surrey Townhouses for Sale in the Sullivan Heights Surrey Real Estate Market – 66 Homes between 1490-1799 Square Feet

MADISON Surrey Townhouses by Lakewood

A fabulous new Sullivan Heights real estate development is now under construction and ready for presales. Called the Madison Surrey Townhouses, this boutique enclave of sixty six family style residences resides in the beautiful Sullivan Heights district. Located at 14356 63A Avenue Surrey, there are now two show homes ready for showing on site, so make sure that you visit Ken and Barry for the latest details surrounding this new Sullivan Heights Surrey Madison townhouse project including the latest draft floor plans, features list and amenities. The presentation suites are located at 144th Street and off 64th Avenue and they are now open every day except Fridays between the afternoon hours of 1 -5pm. The 66 townhomes at Madison Surrey real estate development will start from an impressive size of 1490 square feet and up to just under 1800 square feet. Again, the new Surrey townhouses for sale are already under construction and



ready for advanced previewing. The residences are within a short drive away from top ranked schools, neighbourhood amenities/services as well as the beautiful Bell Centre for the Performing Arts in the Sullivan Heights Surrey real estate district. Please visit madisonhomes.ca today for additional information about this Lakewood Homes project or you can visit Ken at the sales centre located again at 14356 63A Ave Surrey BC. You can also ask about the early bird bonus for the presales Surrey Madison townhouses for new buyers. Visit www.madisonhome.ca for more information.

The Siteplan for the master planned Madison Surrey townhouse neighbourhood has been launched and it is impressive. There will be a collection of four different floorplans for Sullivan Heights Surrey homebuyers to choose from, and they are called York, Burrard, Chrysler and Empire and there are already two showrooms ready for viewing by prospective homebuyers. The presales Surrey Madison Townhouses will be built out and released in 5 different phases. Phase 1, which is now being released for presales will consist of 3 blocks of townhomes (with 5, 6 and 7 residences) on the north central portion of the siteplan. The Phase 2 at Madison Surrey Townhouses will be released later this spring and will consist of 2 blocks of homes (with 6 and 7 residences) while Phase 3 will have a fourplex and a 6-plex. The larger Phase 4 release at the presales Surrey Madison townhouses will have 3 blocks which include a 4plex, 6-plex and 7plex on the south side of the property. Last but not least along 144th Street will be Phase 5 which will have large homes including a duplex style building and a 6-plex along 63a Avenue.

The Surrey Madison Townhouse Floorplans

As mentioned above, the new Sullivan Heights Surrey real estate development at the Madison Townhouses features 4 different layouts. The first is called the York floorplan at Madison and it features between 1490 to 1499 sqft not including the

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Burrard

1,510 sq.ft.
(not including garage)

garage over 3 levels. There is a tandem double garage, small patio in select units and basement entry. The main floor of the York layout at the Madison Surrey townhouses for sale includes a linear kitchen, family room, pantry, powder room, deck/patio, dining space and living room with fireplace. The upper floor of the York layout features 3 bedrooms, an ensuite bathroom with double vanities and shower, walk through closet as well as a second bathroom with tub and a laundry closet. The Burrard floor plan at the presales Surrey Madison townhouses is approx 1510 square feet and it too features a basement tandem garage. The main level is similar, but has a smaller kitchen island and a more expansive living space. The upper floor is very similar as well. The Chrysler floorplan at Madison Surrey townhomes for sale is the smallest of the four layouts at around 1423 sf and the main difference is that it is a two bedroom home with a smaller ensuite upstairs. The most impressive presales Surrey Madison floorplan is the Empire Layout at 1799 sqft with a huge tandem garage with extra storage nook and a main floor with a U shaped kitchen, family room and additional work niche as

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Empire

1,799 sq.ft.
(not including garage)

well. The upper floor has 3 bedrooms again with the large ensuite and walk through closet too.

Tags: 14356 63A Ave Surrey, Lakewood Homes, Madison by Lakewood, Madison Surrey Townhouses, Pre-Construction Surrey Townhouses, Presale Surrey Townhomes for Sale, Presales Surrey Townhomes, Sullivan Heights Surrey Real Estate, Surrey Madison Townhomes, Surrey Real Estate, Surrey Sullivan Heights Property, Surrey Townhome Floor Plans, www.madisonhome.ca

CLICK HERE TO GO BACK TO THE VANCOUVER REAL ESTATE HOME PAGE

- or -

Visit the **OLD PRESALE CONDO BLOG** and **OLD VANCOUVER NEWS BLOG**

SOPHISTICATED LIVING SURROUNDED BY NATURE

Welcome to Madison – nestled in the sunny Surrey area of Sullivan Heights, a community with strong ties to pristine waterways and rolling greenspace yet close to some enviable shopping and recreational activities.
Your home at Madison is at the centre of it all, whether you're looking for a short bike ride to the Newton Wave Pool or an easy drive across the U.S. border. With sports facilities, golf courses, Cloverdale's antique row, and White Rock's beachfront restaurants and galleries nearby it's no wonder smart homeowners are making the move to Sullivan Heights. This is the place for easy access to local parks, the Newton Community Recreation Centre, Newton Arena, Bell Performing Arts Centre, the Tong Louie YMCA and a family golf centre. Need more space to walk, run, bike or play? Madison is a short drive to Crescent Beach, or grab the binoculars and your walking shoes and stroll the dykes through the Serpentine Wildlife Management area, Mud Bay and Burns Bog. The wonders of nature are a 10 minute drive.

LOVE AT FIRST SIGHT

First impressions count when arriving at Madison – a group of contemporary townhomes. Fall in love the moment you see the landscape design, featuring individual yards and some garden-level concrete patios. Quality workmanship at Madison can be seen in both the larger architectural features and interior finishes. Whether you're a growing family, a couple or on your own, you'll find just what you're looking for from Madison's floor plans.

THE CHOICES ARE YOURS

Madison is designed to exceed expectations with all floorplans boasting two car garages. Whichever plan you choose, you can expect some extras to be automatically included, such as roughed-in built-in vacuum and security systems, automatic garage door with two remotes, and cable outlets in living room, family room, leisure room and all bedrooms.
Bonus: your home is wired for high-speed internet access and includes fibre-optic technology.

DETAILS MAKE THE DIFFERENCE

With more than 40 years' experience in the home construction industry, Lakewood has earned an unrivalled reputation for excellence. Our trademark: superbly crafted homes with attention to detail, and an emphasis on quality every step of the way. We've built thousands of residences for Canadian families throughout the Lower Mainland. Impeccably designed communities and homes have won Lakewood Georgie Awards, however, more importantly, our homes have earned us the loyalty and trust of our buyers and the respect and admiration of our competitors.

BUY WITH CONFIDENCE

Lakewood's long-lasting commitment to customer satisfaction is backed by the Travelers Guarantee Company of Canada, a comprehensive 2-5-10 warranty that provides: • 1-2 years on labour and materials • 5 years building envelope protection • 10 years for major structural defects

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LUXURY AND SIMPLICITY, IN PERFECT HARMONY

Open your heart when you open your own door to an inviting living room featuring nine-foot ceilings, and a romantic mood-adjustable fireplace. Luxurious, large windows on this main level help complete this sense of spacious comfort.
That feeling is just what the award-winning architect had in mind in creating Madison, but you'll decide the final touches. Choose from two designer coordinated colour schemes to reflect your taste.
Madison's smart, hard-working open-plan kitchens feature gleaming granite countertops and a full-height ceramic tile backsplash, a perfect example of luxurious form and hard-wearing function.
Your dream kitchen includes energy-efficient stainless-steel appliance package: fridge, self-cleaning range, dishwasher, microwave/hood-fan combination and convenient in-sink disposal.

WHERE YOU WANT TO BE

Near schools, shopping and restaurants
Quick access to highway 10
Walking distance to Bell Performing Arts Centre

EXTERIORS THAT EXCEL

Professional landscaping
Private fenced yards
Professionally inspected rainscreen exterior
Low-maintenance vinyl soffits and siding
Heritage-style raised panel front doors with glass
Extensive wood trim
Long life asphalt laminated roof shingles
Outdoor amenity areas
On-site visitor parking
Patios and/or decks
Individual gates
Decorative paving stone entrance and parking stalls
Two car garage
Solid cedar perimeter fencing
Trellis features
Aluminum deck and stair rails
Concrete patios

BATHROOMS THAT PAMPER

Shaker style polymer cabinets
Granite countertops
Undermount sinks
Counter-width mirrors with cosmetic light bar
Color-coordinated ceramic tile flooring in main and ensuite bathrooms
Decorative drawer pulls and accessories
Ceramic tile with accent tiles in bath and shower
Soaker tub and designer ceramic tile surround in main bath
Ensuite shower with chrome frame glass door
Single-lever pressure-balanced shower control
Convenient main floor powder room (most units)

STYLISH INTERIORS

Four creative floorplans
Two distinct designer-coordinated colour schemes
One-inch horizontal blinds
Sliding patio door with transom in nook
Durable and stain-resistant carpeting
12 mm laminate flooring in entry, kitchen and nook
Baseboards and door casings throughout
Mood-adjustable fireplace in living room with solid wood mantle
Designer lighting fixtures
Heritage style raised panel front doors with windows
Chrome-brushed door handles
Large windows
9' ceilings on the main floor

COOL KITCHENS

Open plan kitchens
Stainless steel frost-free fridge
Self-cleaning stainless steel electric range
Energy efficient stainless steel dishwasher
Stainless steel microwave hoodfan Garburator
Shaker style polymer cabinets
Decorative drawer pulls
Granite countertops
Stainless steel undermount double sinks
Designer faucet with vegetable spray
Pendant lights over kitchen sink
Full height ceramic tile backsplash

CUSTOM CHOICES

Your sales representative can provide you with a complete list of available custom upgrades.

COMFORTABLE LIVING

Individually controlled thermostats on bedroom level
40 US gallon hot water tank
Convenient 3-way-switched bedside outlets in master bedroom
Ceiling lights in all bedrooms
Rough-in central vacuum system
Automatic garage door with two remotes
R-40 ceiling insulation and R-20 exterior wall insulation
Acoustically engineered party walls
Water taps at back yard and garage
Convenient on-site guest parking
Generous closet space with built-in shelving
Cost-efficient gas forced-air heating system in the main floor
Decora-style light switches
Washer and dryer

SECURITY AND EASE

Telephone jacks in kitchen and all bedrooms
Cable outlets in living room, family room and all bedrooms
Co-axial cable and CAT 5 wiring for high speed internet access
Deadbolts on all exterior doors
Interconnected, hardwired smoke detectors
Vinyl double-glazed thermally broken windows
Pre-wired for security system
Front and rear exterior door lighting
Common area lighting at all garage doors
Wired to fibre optic network for home entertainment

DEPENDABILITY

Enjoy peace of mind knowing you have Lakewood's customer-care plan and your home is backed by 2-5-10 year warranty coverage provided by Traveler's Guarantee Company of Canada.

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SCHOOLS

1. Sullivan Heights Secondary
2. McLeod Road Elementary
3. Cambridge Elementary
4. Hyland Elementary
5. Panorama Ridge Secondary
6. Kwantlen Polytechic

ART & RECREATION

7. Strawberry Hill Cinemas
8. Recreation Centre/Wave Pool
9. Library
10. Hollywood 3 Cinemas
11. Bell Performing Arts Centre
12. YMCA
13. Birdies & Buckets

SHOPPING

14. Strawberry Hill Centre: Home Depot, Winners, Safeway Chapters, Dining, Banking
15. Scott 72 Centre: London Drugs, Staples, BCAA, Dining, Banking, Spa
16. Scottsdale Mall: Zellers, Liquor Store, Save-on-Foods, Dining, Banking
17. Safeway, Dining
18. Costco & Canadian Tire
19. Kings Cross Shopping Centre: Real Canadian Superstore, Office Depot, Liquor Store, Dining, Banking. Save-on-Foods & Shoppers Drug Mart are adjacent.

SHOPPING

20. Newton Shopping Centre: Safeway, Dining, Banking
21. Rona
22. Panorama Village: IGA, Shoppers Drug Mart, Dining, Banking, Recycling
23. Sullivan Station: Spa, Banking, Dining
24. Surrey Farm Market
25. Rivers Bend Winery

NEIGHBOURHOOD

26. Scottsdale Transit Exchange
27. Newton Transit Exchange
28. Surrey Municipal Hall
29. South Surrey Park & Ride

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WELCOME TO MADISON

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With more than 40 years' experience in the home construction industry, Lakewood has earned an unrivalled reputation for excellence ...read more

Lakewood

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YORK DOWNLOAD

1,490-1,499 sq.ft. (not including garage)

BURRARD DOWNLOAD

1,510 sq.ft. (not including garage)

CHRYSLER DOWNLOAD

1,423 sq.ft. (not including garage)

EMPIRE DOWNLOAD

1,799 sq.ft. (not including garage)

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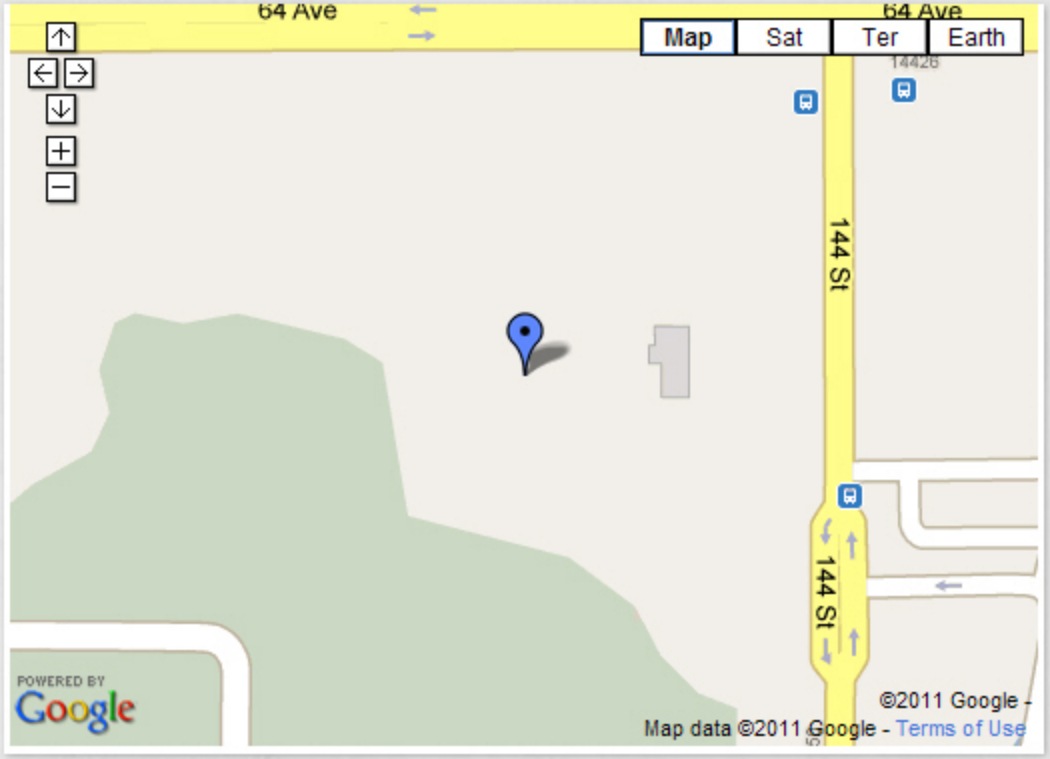

CONTACT

Tel: 604-543-6262

E: kenandbarry@madisonhome.ca

MADISON

CONTEMPORARY TOWNHOMES

14356 63A Avenue Surrey, BC

Showhomes open daily - except Fridays - 1pm to 5pm

PRIORITY REGISTRATION

E-mail:

Name:

Register

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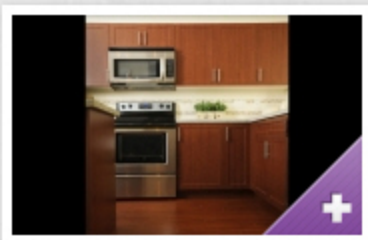
BURRARD



YORK

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